017.0	0001	0007.0	1 of 1	Residential		Total Card / Total Parcel
Map	Block	Lot	CARD	ARLINGTON	APPRAISED:	726,600 / 726,600
					USE VALUE:	726,600 / 726,600
					ASSESSED:	726,600 / 726,600

PROPERTY LOCATION

No	Alt No	Direction/Street/City
143		MARY ST, ARLINGTON

OWNERSHIP

Unit #:

Owner 1:	BINGHAM HEATHER G
Owner 2:	
Owner 3:	
Street 1:	143 MARY ST
Street 2:	
Twn/City:	ARLINGTON
St/Prov:	MA Cntry: Own Occ: Y
Postal:	02474 Type:

PREVIOUS OWNER

Owner 1:	
Owner 2:	
Street 1:	
Twn/City:	
St/Prov:	Cntry:
Postal:	

NARRATIVE DESCRIPTION

This parcel contains .097 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1930, having primarily Vinyl Exterior and 1354 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value
101	4213.000	286,400	3,100	437,100	726,600
Total Card	0.097	286,400	3,100	437,100	726,600
Total Parcel	0.097	286,400	3,100	437,100	726,600

Source: Market Adj Cost | Total Value per SQ unit /Card: 536.63 | /Parcel: 536.63

Legal Description

User Acct 12051

GIS Ref

GIS Ref

Insp Date 01/23/15

Entered Lot Size

Total Land:

Land Unit Type:

PREVIOUS ASSESSMENT

Parcel ID 017.0-0001-0007.0

!1452!

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	101	FV	286,400	3100	4,213.	437,100	726,600		Year end	12/23/2021
2021	101	FV	278,100	3100	4,213.	437,100	718,300		Year End Roll	12/10/2020
2020	101	FV	278,200	3100	4,213.	437,100	718,400	718,400	Year End Roll	12/18/2019
2019	101	FV	221,300	3100	4,213.	464,400	688,800	688,800	Year End Roll	1/3/2019
2018	101	FV	221,300	3100	4,213.	338,800	563,200	563,200	Year End Roll	12/20/2017
2017	101	FV	221,300	3100	4,213.	295,100	519,500	519,500	Year End Roll	1/3/2017
2016	101	FV	221,300	3100	4,213.	251,300	475,700	475,700	Year End	1/4/2016
2015	101	FV	236,300	3100	4,213.	245,900	485,300	485,300	Year End Roll	12/11/2014

PRINT

Date	Time
12/29/21	20:00:19

LAST REV

Date	Time
04/01/15	10:25:33
apro	

SALES INFORMATION

TAX DISTRICT

PAT ACCT. 1452

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
FOLEY JOHN E	25230-323		3/17/1995		166,225	No	No		Y

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment
12/18/2009	1262	Manual	1,500					install pocket doo
12/1/2009	1211	Redo Kit	13,000					& BATH
3/28/2004	206	New Wind	10,500					23 WNDWS
8/7/2003	651	Manual	18,000			G6	GR FY06	PV solar system on
8/25/1998	618	Alterati	2,000					NEW DOOR TO WDK
4/29/1998	290		1,750					10X15 WDK

ACTIVITY INFORMATION

Date	Result	By	Name
1/23/2015	Meas/Inspect	PT	Paul T
5/4/2009	Meas/Inspect	372	PATRIOT
2/18/2005	Permit Visit	BR	B Rossignol
11/2/1999	Inspected	267	PATRIOT
9/28/1999	Mailer Sent		
9/28/1999	Measured	267	PATRIOT
10/1/1981		CM	

Sign: VERIFICATION OF VISIT NOT DATA __/__/__

USER DEFINED

Prior Id # 1:	12051
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
Prior Id # 1:	
Prior Id # 2:	
Prior Id # 3:	
ASR Map:	
Fact Dist:	
Reval Dist:	
Year:	
LandReason:	
BldReason:	
CivilDistrict:	
Ratio:	

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		4213		Sq. Ft.	Site		0	80.	1.30	1									437,111						437,100	

Total AC/HA:	0.09672	Total SF/SM:	4213	Parcel LUC:	101	One Family	Prime NB Desc	ARLINGTON	Total:	437,111	Spl Credit		Total:	437,100

Disclaimer: This Information is believed to be correct but is subject to change and is not warranteed.

EXTERIOR INFORMATION

Type:	6 - Colonial		
Sty Ht:	2 - 2 Story		
(Liv) Units:	1	Total:	1
Foundation:	2 - Conc. Block		
Frame:	1 - Wood		
Prime Wall:	4 - Vinyl		
Sec Wall:			%
Roof Struct:	1 - Gable		
Roof Cover:	1 - Asphalt Shgl		
Color:	GREY		
View / Desir:			

GENERAL INFORMATION

Grade:	C - Average		
Year Blt:	1930	Eff Yr Blt:	
Alt LUC:		Alt %:	
Jurisdict:	G11	Fact:	.
Const Mod:			
Lump Sum Adj:			

INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2 - Plaster		
Sec Int Wall:			%
Partition:	T - Typical		
Prim Floors:	3 - Hardwood		
Sec Floors:			%
Bsmnt Flr:	12 - Concrete		
Subfloor:			
Bsmnt Gar:			
Electric:	3 - Typical		
Insulation:	2 - Typical		
Int vs Ext:	S		
Heat Fuel:	2 - Gas		
Heat Type:	5 - Steam		
# Heat Sys:	1		
% Heated:	100	% AC:	
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

BATH FEATURES

Full Bath	1	Rating:	Good
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Average
A HBth:		Rating:	
OthrFix:		Rating:	

OTHER FEATURES

Kits:	1	Rating:	Good
A Kits:		Rating:	
Frpl:	1	Rating:	Average
WSFlue:		Rating:	

CONDO INFORMATION

Location:	
Total Units:	
Floor:	
% Own:	
Name:	

DEPRECIATION

Phys Cond:	GD - Good	18.	%
Functional:			%
Economic:			%
Special:			%
Override:			%
	Total:	18.6	%

CALC SUMMARY

Basic $ / SQ:	130.00
Size Adj.:	1.35000002
Const Adj.:	0.98000199
Adj $ / SQ:	171.990
Other Features:	80500
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	351855
Depreciation:	65445
Depreciated Total:	286410

COMMENTS

PDAS.

RESIDENTIAL GRID

1st Res Grid	Desc:	Line 1	# Units	1

Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												

Totals	RMs:	7	BRs:	3	Baths:	1	HB	1

REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

RES BREAKDOWN

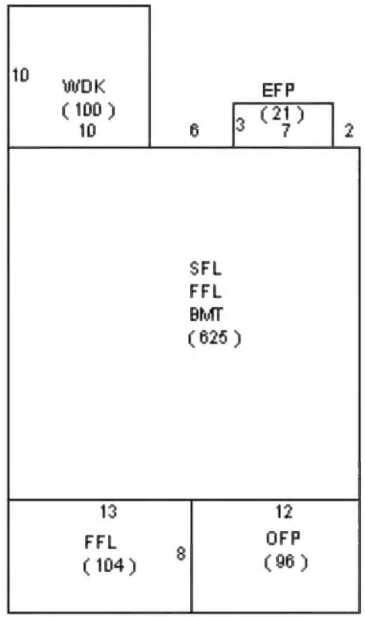
No Unit	RMS	BRS	FL
1	7	3	
Totals			
1	7	3	

COMPARABLE SALES

Rate	Parcel ID	Typ	Date	Sale Price

WtAv$/SQ:		AvRate:	Ind.Val
Juris. Factor:	1.00	Before Depr:	171.99
Special Features:	0	Val/Su Net:	130.42
Final Total:	286400	Val/Su SzAd	211.52

SKETCH



SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
FFL	First Floor	729	171.990	125,381
BMT	Basement	625	51.600	32,248
SFL	Second Floor	625	171.990	107,494
WDK	Deck	100	15.680	1,568
OFP	Open Porch	96	33.010	3,169
EFP	Enclos Porch	21	71.150	1,494

Net Sketched Area:	2,196			Total:	271,354
Size Ad	1354	Gross Area	2196	FinArea	1354

SUB AREA DETAIL

Sub Area	% Usbl	Descrip	% Type	Qu	# Ten

IMAGE

AssessPro Patriot Properties, Inc

MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	

PARCEL ID

017.0-0001-0007.0

SPEC FEATURES/YARD ITEMS

Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod	JFact	Juris. Value
3	Garage	D	Y	1	10X18	A	AV	1930	28.89	T	40	101			3,100			3,100

More:	N	Total Yard Items:	3,100	Total Special Featues:		Total:	3,100